

Annual Urban Renewal Report, Fiscal Year 2015 - 2016

Levy Authority Summary

Local Government Name: FORT MADISON
Local Government Number: 56G530

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
FORT MADISON CYRUS CLIMAX URBAN RENEWAL	56008	1
FT MADISON BURLINGTON-HILL URBAN RENEWAL	56023	1
FT MADISON RIVER BEND #12 URBAN RENEWAL	56026	2
FT MADISON ASSISTED LIVING #13 URBAN RENEWAL	56027	1
FM BLUFF APTS #14 AG UR INCREMENT	56134	1
FM BLUFF APTS #14 COMMERCIAL INCREMENT	56137	1

TIF Debt Outstanding: 1,522,695

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:	273,075	0	Amount of 07-01-2015 Cash Balance Restricted for LMI
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TIF Revenue:	423,262
TIF Sp. Revenue Fund Interest:	8,684
Property Tax Replacement Claims	12,554
Asset Sales & Loan Repayments:	0
Total Revenue:	444,500

Rebate Expenditures:	151,785
Non-Rebate Expenditures:	173,109
Returned to County Treasurer:	0
Total Expenditures:	324,894

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:	392,681	0	Amount of 06-30-2016 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 805,120

Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FORT MADISON CYRUS CLIMAX URBAN RENEWAL
 UR Area Number: 56008

UR Area Creation Date: 06/1994

UR Area Purpose: ECONOMIC DEVELOPMENT -
 FIRST TIF DISTRICT
 SATISFIED IN 2009. THE
 SIEMEN'S TIF WAS ADDED
 AND IS ONGOING.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FT MADISON CITY/CENTRAL SCH/CYPRUS CLIMAX UR TIF INCREMENT	56096	56097	4,258,947

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	16,054,940	0	0	16,054,940	0	16,054,940
Taxable	0	0	0	14,449,446	0	0	14,449,446	0	14,449,446
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance
as of 07-01-2015:**

192,024

0

**Amount of 07-01-2015 Cash Balance
Restricted for LMI**

TIF Revenue: 144,233
 TIF Sp. Revenue Fund Interest: 1,855
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 146,088

Rebate Expenditures: 151,785
 Non-Rebate Expenditures: 490
 Returned to County Treasurer: 0
Total Expenditures: 152,275

**TIF Sp. Rev. Fund Cash Balance
as of 06-30-2016:**

185,837

0

**Amount of 06-30-2016 Cash Balance
Restricted for LMI**

Projects For FORT MADISON CYRUS CLIMAX URBAN RENEWAL

SIEMEN'S #2 EXPANSION

Description:	EXPANSION #2 SIEMENS
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For FORT MADISON CYRUS CLIMAX URBAN RENEWAL

SIEMENS #2

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	08/05/2008
FY of Last Payment:	2020

Non-Rebates For FORT MADISON CYRUS CLIMAX URBAN RENEWAL

TIF Expenditure Amount:	490
Tied To Debt:	SIEMENS #2
Tied To Project:	SIEMEN'S #2 EXPANSION

Rebates For FORT MADISON CYRUS CLIMAX URBAN RENEWAL

SIEMENS #2

TIF Expenditure Amount:	151,785
Rebate Paid To:	SIEM0ENS
Tied To Debt:	SIEMENS #2
Tied To Project:	SIEMEN'S #2 EXPANSION
Projected Final FY of Rebate:	2020

Jobs For FORT MADISON CYRUS CLIMAX URBAN RENEWAL

Company Name:	SIEMENS
Date Agreement Began:	08/05/2008
Date Agreement Ends:	08/05/2018
Number of Jobs Created or Retained:	287
Total Annual Wages of Required Jobs:	10,231,894
Total Estimated Private Capital Investment:	14,000,000
Total Estimated Cost of Public Infrastructure:	2,300,000

TIF Taxing District Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FORT MADISON CYRUS CLIMAX URBAN RENEWAL (56008)
 TIF Taxing District Name: FT MADISON CITY/CENTRAL SCH/CYPRUS CLIMAX UR TIF INCREMENT
 TIF Taxing District Inc. Number: 56097
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2009
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2026

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1994

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	16,054,940	0	0	16,054,940	0	16,054,940
Taxable	0	0	0	14,449,446	0	0	14,449,446	0	14,449,446
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	4,485,173	11,569,767	4,258,947	7,310,820	247,587

FY 2016 TIF Revenue Received: 144,233

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Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FT MADISON BURLINGTON-HILL URBAN RENEWAL
 UR Area Number: 56023
 UR Area Creation Date: 10/2005
 UR Area Purpose: Economic Development

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FT MADISON CITY/FT MADISON SCH/BURLINGTON-HILL UR TIF INCREMENT	56115	56116	2,611,764

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	64,850	2,837,110	0	0	2,901,960	0	2,901,960
Taxable	0	0	58,365	2,553,399	0	0	2,611,764	0	2,611,764
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:	-153,167	0	Amount of 07-01-2015 Cash Balance Restricted for LMI
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TIF Revenue:	88,543
TIF Sp. Revenue Fund Interest:	4,292
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	92,835

Rebate Expenditures:	0
Non-Rebate Expenditures:	36,135
Returned to County Treasurer:	0
Total Expenditures:	36,135

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:	-96,467	0	Amount of 06-30-2016 Cash Balance Restricted for LMI
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Projects For FT MADISON BURLINGTON-HILL URBAN RENEWAL

INDUSTRIAL TOOLING

Description:	STREET IMPROVEMENTS
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

INDEPENDENT CAN

Description:	NEW FACILITY
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

INDEPENDENT CAN

Description:	UTILITIES & ADMIN EXPENSES
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For FT MADISON BURLINGTON-HILL URBAN RENEWAL

INDUSTRIAL TOOLING

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	100,000
Interest:	5,072
Total:	105,072
Annual Appropriation?:	No
Date Incurred:	09/29/2005
FY of Last Payment:	2018

INDEPENDENT CAN

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/24/2008
FY of Last Payment:	2018

INDEPENDENT CAN

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/24/2008
FY of Last Payment:	2018

Non-Rebates For FT MADISON BURLINGTON-HILL URBAN RENEWAL

TIF Expenditure Amount:	36,135
Tied To Debt:	INDUSTRIAL TOOLING
Tied To Project:	INDUSTRIAL TOOLING

TIF Expenditure Amount:	0
Tied To Debt:	INDUSTRIAL TOOLING
Tied To Project:	INDUSTRIAL TOOLING

TIF Expenditure Amount:	0
Tied To Debt:	INDUSTRIAL TOOLING
Tied To Project:	INDUSTRIAL TOOLING

Rebates For FT MADISON BURLINGTON-HILL URBAN RENEWAL

INDEPENDENT CAN

TIF Expenditure Amount:	0
Rebate Paid To:	INDEPENDENT CAN
Tied To Debt:	INDEPENDENT CAN
Tied To Project:	INDEPENDENT CAN
Projected Final FY of Rebate:	2018

Jobs For FT MADISON BURLINGTON-HILL URBAN RENEWAL

Project:	INDEPENDENT CAN
Company Name:	INDEPENDENT CAN
Date Agreement Began:	07/24/2008
Date Agreement Ends:	07/24/2018
Number of Jobs Created or Retained:	20
Total Annual Wages of Required Jobs:	616,512
Total Estimated Private Capital Investment:	3,200,000
Total Estimated Cost of Public Infrastructure:	20,000

TIF Taxing District Data Collection

Local Government Name:	FORT MADISON (56G530)
Urban Renewal Area:	FT MADISON BURLINGTON-HILL URBAN RENEWAL (56023)
TIF Taxing District Name:	FT MADISON CITY/FT MADISON SCH/BURLINGTON-HILL UR TIF INCREMENT
TIF Taxing District Inc. Number:	56116
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2027

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2005

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	64,850	2,837,110	0	0	2,901,960	0	2,901,960
Taxable	0	0	58,365	2,553,399	0	0	2,611,764	0	2,611,764
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	53,290	2,611,764	2,611,764	0	0

FY 2016 TIF Revenue Received: 88,543

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Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FT MADISON RIVER BEND #12 URBAN RENEWAL
 UR Area Number: 56026
 UR Area Creation Date: 06/2007
 UR Area Purpose: Economic Development

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FT MADISONCITY/FT MADISON SCH/RIVER BEND# 12 UR TIF INCREMENT	56127	56128	2,144,423
FT MADISON CITY AG/FT MADISON SCH/RIVER BEND #12 UR INCREMENT	56129	56130	9,290

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	26,040	3,914,100	0	0	0	-37,040	3,903,100	0	3,903,100
Taxable	11,640	2,181,463	0	0	0	-37,040	2,156,063	0	2,156,063
Homestead Credits									30

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015: -30,317 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 76,449
 TIF Sp. Revenue Fund Interest: 85
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 76,534

Rebate Expenditures: 0
 Non-Rebate Expenditures: 60,502
 Returned to County Treasurer: 0
Total Expenditures: 60,502

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016: -14,285 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

Projects For FT MADISON RIVER BEND #12 URBAN RENEWAL

CONDO PROJECT

Description:	PUBLIC STREET & LIGHTING
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For FT MADISON RIVER BEND #12 URBAN RENEWAL

CONDOS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	270,000
Interest:	32,425
Total:	302,425
Annual Appropriation?:	No
Date Incurred:	05/04/2008
FY of Last Payment:	2018

Non-Rebates For FT MADISON RIVER BEND #12 URBAN RENEWAL

TIF Expenditure Amount:	50,000
Tied To Debt:	CONDOS
Tied To Project:	CONDO PROJECT

TIF Expenditure Amount:	10,335
Tied To Debt:	CONDOS
Tied To Project:	CONDO PROJECT

TIF Expenditure Amount:	167
Tied To Debt:	CONDOS
Tied To Project:	CONDO PROJECT

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TIF Taxing District Data Collection

Local Government Name:	FORT MADISON (56G530)
Urban Renewal Area:	FT MADISON RIVER BEND #12 URBAN RENEWAL (56026)
TIF Taxing District Name:	FT MADISONCITY/FT MADISON SCH/RIVER BEND#`12 UR TIF INCREMENT
TIF Taxing District Inc. Number:	56128
TIF Taxing District Base Year:	2006
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2018

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2007

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,914,100	0	0	0	-37,040	3,877,060	0	3,877,060
Taxable	0	2,181,463	0	0	0	-37,040	2,144,423	0	2,144,423
Homestead Credits									30

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	15,100	2,144,423	2,144,423	0	0

FY 2016 TIF Revenue Received: 76,449

TIF Taxing District Data Collection

Local Government Name:	FORT MADISON (56G530)
Urban Renewal Area:	FT MADISON RIVER BEND #12 URBAN RENEWAL (56026)
TIF Taxing District Name:	FT MADISON CITY AG/FT MADISON SCH/RIVER BEND #12 UR INCREMENT
TIF Taxing District Inc. Number:	56130
TIF Taxing District Base Year:	2006
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2017

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2007

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	26,040	0	0	0	0	0	26,040	0	26,040
Taxable	11,640	0	0	0	0	0	11,640	0	11,640
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	16,750	9,290	9,290	0	0

FY 2016 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FT MADISON ASSISTED LIVING #13 URBAN RENEWAL
 UR Area Number: 56027
 UR Area Creation Date: 12/2007
 UR Area Purpose: ECONOMIC DEVELOPMENT

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FT MADISON CITY/FT MADISON SCH/ASSISTED LIVING #13 UR INCREMENT	56131	56132	2,857,167

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,174,630	0	0	0	3,174,630	0	3,174,630
Taxable	0	0	2,857,167	0	0	0	2,857,167	0	2,857,167
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:	248,075	0	Amount of 07-01-2015 Cash Balance Restricted for LMI
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TIF Revenue:	90,325
TIF Sp. Revenue Fund Interest:	2,269
Property Tax Replacement Claims	11,233
Asset Sales & Loan Repayments:	0
Total Revenue:	103,827

Rebate Expenditures:	0
Non-Rebate Expenditures:	51,732
Returned to County Treasurer:	0
Total Expenditures:	51,732

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:	300,170	0	Amount of 06-30-2016 Cash Balance Restricted for LMI
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Projects For FT MADISON ASSISTED LIVING #13 URBAN RENEWAL

ASSISTED LIVING

Description:	STREET IMPROVEMENTS & LIGHTING
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

BOULDERS INN

Description:	NEW CONSTRUCTED MOTEL
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For FT MADISON ASSISTED LIVING #13 URBAN RENEWAL

ASSISTED LIVING

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	515,000
Interest:	207,940
Total:	722,940
Annual Appropriation?:	No
Date Incurred:	05/06/2008
FY of Last Payment:	2028

BOULDERS INN

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	09/09/2014
FY of Last Payment:	2027

Non-Rebates For FT MADISON ASSISTED LIVING #13 URBAN RENEWAL

TIF Expenditure Amount:	30,000
Tied To Debt:	ASSISTED LIVING
Tied To Project:	ASSISTED LIVING

TIF Expenditure Amount:	21,525
Tied To Debt:	ASSISTED LIVING
Tied To Project:	ASSISTED LIVING

TIF Expenditure Amount:	167
Tied To Debt:	ASSISTED LIVING
Tied To Project:	ASSISTED LIVING

TIF Expenditure Amount:	40
Tied To Debt:	BOULDERS INN
Tied To Project:	BOULDERS INN

TIF Taxing District Data Collection

Local Government Name:	FORT MADISON (56G530)
Urban Renewal Area:	FT MADISON ASSISTED LIVING #13 URBAN RENEWAL (56027)
TIF Taxing District Name:	FT MADISON CITY/FT MADISON SCH/ASSISTED LIVING #13 UR INCREMENT
TIF Taxing District Inc. Number:	56132
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2007

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,174,630	0	0	0	3,174,630	0	3,174,630
Taxable	0	0	2,857,167	0	0	0	2,857,167	0	2,857,167
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	7,450	2,857,167	2,857,167	0	0

FY 2016 TIF Revenue Received: 90,325

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Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FM BLUFF APTS #14 AG UR INCREMENT
 UR Area Number: 56134

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FM BLUFF APTS #14 AG UR	56133	56134	4,250

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	10,720	0	0	0	0	0	10,720	0	10,720
Taxable	4,792	0	0	0	0	0	4,792	0	4,792
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015: **0** **0** **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	0
Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016: **0** **0** **Amount of 06-30-2016 Cash Balance Restricted for LMI**

TIF Taxing District Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FM BLUFF APTS #14 AG UR INCREMENT (56134)
 TIF Taxing District Name: FM BLUFF APTS #14 AG UR
 TIF Taxing District Inc. Number: 56134

TIF Taxing District Base Year: 2010

FY TIF Revenue First Received:

Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	10,720	0	0	0	0	0	10,720	0	10,720
Taxable	4,792	0	0	0	0	0	4,792	0	4,792
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	6,470	4,250	4,250	0	0

FY 2016 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FM BLUFF APTS #14 COMMERCIAL INCREMENT
 UR Area Number: 56137

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FM BLUFF APTS # 14 COMMERCIAL	56136	56137	701,370

Urban Renewal Area Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	779,300	0	0	0	779,300	0	779,300
Taxable	0	0	701,370	0	0	0	701,370	0	701,370
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015: **16,460** **0** **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 23,712
 TIF Sp. Revenue Fund Interest: 183
 Property Tax Replacement Claims: 1,321
 Asset Sales & Loan Repayments: 0
Total Revenue: 25,216

Rebate Expenditures: 0
 Non-Rebate Expenditures: 24,250
 Returned to County Treasurer: 0
Total Expenditures: 24,250

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016: **17,426** **0** **Amount of 06-30-2016 Cash Balance Restricted for LMI**

Projects For FM BLUFF APTS #14 COMMERCIAL INCREMENT

BLUFF APARTMENTS

Description:	APARTMENT COMPLEX
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For FM BLUFF APTS #14 COMMERCIAL INCREMENT

BLUFF APT TIF LOAN

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	266,208
Interest:	126,050
Total:	392,258
Annual Appropriation?:	Yes
Date Incurred:	06/29/2011
FY of Last Payment:	2031

Non-Rebates For FM BLUFF APTS #14 COMMERCIAL INCREMENT

TIF Expenditure Amount:	11,000
Tied To Debt:	BLUFF APT TIF LOAN
Tied To Project:	BLUFF APARTMENTS

TIF Expenditure Amount:	13,250
Tied To Debt:	BLUFF APT TIF LOAN
Tied To Project:	BLUFF APARTMENTS

TIF Taxing District Data Collection

Local Government Name: FORT MADISON (56G530)
 Urban Renewal Area: FM BLUFF APTS #14 COMMERCIAL INCREMENT (56137)
 TIF Taxing District Name: FM BLUFF APTS # 14 COMMERICAL
 TIF Taxing District Inc. Number: 56137

TIF Taxing District Base Year:	2010	UR Designation	
FY TIF Revenue First Received:	2013	Slum	No
Subject to a Statutory end date?	No	Blighted	No
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	779,300	0	0	0	779,300	0	779,300
Taxable	0	0	701,370	0	0	0	701,370	0	701,370
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	4,990	701,370	701,370	0	0

FY 2016 TIF Revenue Received: 23,712